

Announcement of Meeting
Board of Appeals and Adjustments
Regular Meeting Minutes

Monday, April 14, 2025

5:00 PM

Council Chambers

I. CALL TO ORDER

Present Verlyn Van Batavia, Caroline Thorson, and Dan Nath

Additional Chad McClure, Jessica Mead, and Benjamin Vander Kooi

II. OATHS OF OFFICE

III. ELECTION OF OFFICERS

III.1. 2025-120 Elect Chair, Vice Chair and Secretary.

Thorson as Chair, Nath as Vice Chair and Van Batavia as Secretary. A motion was made by Nath, seconded by Commissioner Van Batavia, that this Motion be approved. The motion carried by a unanimous vote.

IV. APPROVAL OF MINUTES

IV.1. 2025-105 Board of Appeals and Adjustment Minutes of April 3, 2023.

A motion was made by Commissioner Van Batavia, seconded by Nath, that this Motion be approved. The motion carried by a unanimous vote.

V. RECOGNITION OF GUESTS

Peter Dikun, Lori Sorenson, Tim Anderson and Barb Anderson.

VI. OLD BUSINESS

VII. PUBLIC HEARING

Chair Thorson opened the public hearing at 5:03 p.m.

Building/Zoning McClure summarized the request: Peter Dikun is requesting a variance to construct a new building with dimensions of approximately 45x140 feet, which would encroach on the west property line setback, allowing only an 8-foot setback. The proposed use of the property is reasonable but not feasible under current ordinances, and the issue arises from unique property circumstances not caused by the owner. The variance would not alter the locality's character. The design includes angled parking and a sidewalk. Discussion points included fire-resistant construction requirements due to proximity to adjacent buildings, the necessity of the sidewalk for pedestrian access,

and feedback from neighboring property owners and stakeholders.

With no further correspondence to consider, Thorson closed the public hearing at 5:24 p.m.

VIII. NEW BUSINESS

VIII.1. [2025-106](#) Set meeting date to consider action on the requested variance at April 21, 2025 at 5:00 p.m.

XI. ADJOURNMENT

A motion was made by Nath, seconded by Commissioner Van Batavia, to adjourn the meeting at 5:24 p.m. The motion carried unanimously.

Submitted by,

Jessica Mead
City Clerk